

# **TOWN OF DAVIE**

## **TOWN COUNCIL AGENDA REPORT**

**TO:** Mayor and Town Councilmembers

**FROM/PHONE:** Ken Cohen, Acting Town Administrator  
Prepared by: Colleen Ryan, Grants Specialist / 797-1024

**SUBJECT:** Resolution

**AFFECTED DISTRICT:** District 1

**TITLE OF AGENDA ITEM:** A RESOLUTION OF THE TOWN OF DAVIE, FLORIDA, APPROVING THE FLORIDA COMMUNITIES TRUST GRANT AWARD CALCULATION STATEMENT FOR THE SUNNY LAKE TRAIL HEAD PARK PROJECT.

**REPORT IN BRIEF:** This resolution is presented in conjunction with the resolution to execute a Declaration of Restrictive Covenants for Sunny Lakes Trail Head Park (a.k.a. Sunny Lake Bird Sanctuary) pursuant to the Town's grant contract with the Florida Communities Trust (FCT). The Town has completed the initial planning required by the grant contract and can now seek reimbursement from FCT for its share of the eligible acquisition expenses.

This resolution approves the FCT Grant Award Calculation Statement included as Attachment I, providing for a reimbursement of \$1,701,535 to the Town. For Council's general information, Attachment II includes a spreadsheet detailing all of the expenses pertaining to acquisition of the Sunny Lake site and how those costs were shared by FCT, Broward County and the Town of Davie.

**PREVIOUS ACTIONS:** R-2005-164 authorized the execution of the grant contract with FCT for Sunny Lakes Trail Head Park. R-2004-0721 authorized submission of the Sunny Lakes Trail Head Park grant application.

**CONCURRENCES:** None

**FISCAL IMPACT:** \$ 1,701,535 in revenue to offset FY 2004-2005 expenses and to reimburse the Water/Sewer Fund for its loan for the Sunny Lake purchase per R-2004-277.

**RECOMMENDATION(S):**

**Attachment(s):** Resolution; Attachment I – Grant Award Calculation Statement; & Attachment II – Sunny Lake Summary of Acquisition Costs

RESOLUTION R-2006-\_\_\_\_\_

A RESOLUTION OF THE TOWN OF DAVIE, FLORIDA, APPROVING THE FLORIDA COMMUNITIES TRUST GRANT AWARD CALCULATION STATEMENT FOR THE SUNNY LAKE TRAIL HEAD PARK PROJECT.

WHEREAS, through R-2005-164 the Town of Davie entered into a grant contract with the Florida Communities Trust (FCT) for funding toward the acquisition of Sunny Lakes Trail Head Park project site; and

WHEREAS, the Town of Davie wishes to accept reimbursement grant funding from the FCT for Sunny Lakes Trail Head Park equal to 50% of the eligible acquisition expenses as detailed in the FCT Grant Award Calculation Statement.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF DAVIE, FLORIDA.

SECTION 1. The Town Council hereby approves the Grant Award Calculation Statement included as Attachment I, authorizes the Mayor to affix his signature to such Statement, and authorizes the Statement's transmission to the FCT by the Town of Davie.

SECTION 2. This Resolution shall take effect immediately upon its passage and adoption.

PASSED AND ADOPTED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2006.

\_\_\_\_\_  
MAYOR/COUNCILMEMBER

ATTEST:

\_\_\_\_\_  
TOWN CLERK

APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2006.

# ATTACHMENT I

Local Government Name: TOWN OF DAVIE  
 Project Name: SUNNY LAKES TRAILHEAD  
 FCT Project #: 04-010-FF4  
 Date: 10-May-06

## GRANT AWARD CALCULATION STATEMENT

### TOTAL PROJECT COSTS

<b>Land Purchase Price</b>			
Parcel	\$3,400,000.00	(1)	
<b>Total Land Purchase Price</b>			<u>\$3,400,000.00</u>
<b>Acquisition Expenses</b>			
Survey	50.00		
Environmental Site Assessments	6,645.00		
Title Insurance	11,075.00		
Title Report	300.00		
Appraisals	\$17,000.00		
Appraisal Review	2,000.00		
<b>Total Acquisition Expenses</b>			<u>37,070.00</u>
<b>Total Project Costs</b>			<u>\$ 3,437,070.00</u>

### COMPUTATION OF GRANT AWARD AND LOCAL MATCH AMOUNT

<b>FCT Award Computation (50%)</b>			
Share of Purchase Price	\$1,685,000.00	(2)	
Share of Acquisition Expenses	18,535.00		
<b>Total Share of Project Costs</b>			<u>\$ 1,703,535.00</u>
<b>County/City Award Computation 5(0%)</b>			
Share of Purchase Price	\$1,715,000.00		
Share of Acquisition Expenses	\$18,535.00		
<b>Total Share of Project Costs</b>			<u>\$1,733,535.00</u>
<b>Total Project Costs</b>			<u>\$ 3,437,070.00</u>

### COMPUTATION OF PREPAID, REIMBURSEMENTS, ADDITIONAL COSTS AND AMOUNTS DUE AT CLOSING

#### FLORIDA COMMUNITIES TRUST

#### **FCT Prepaid Project Costs**

Appraisal Review	\$ 2,000.00
<b>Total Prepaid Costs</b>	<u>\$2,000.00</u>

#### **FCT Amount Due at Closing**

Share of Total Project Costs	\$ 1,703,535.00	
Less Total Prepaid Costs	<u>2,000.00</u>	
<b>Total Amount Due From FCT</b>		<u>\$ 1,701,535.00</u>

Local Government Name: TOWN OF DAVIE  
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**TOWN OF DAVIE**

**Prepaid Costs**

Land Purchase Price	\$3,400,000.00
Survey	\$50.00
Environmental Assessment	\$6,645.00
Title Insurance	\$11,075.00
Title Commitment	\$300.00
Appraisals	<u>\$17,000.00</u>
Total Prepaid Costs	\$3,435,070.00

**Town Amount Due**

Share of Total Project Costs	\$1,733,535.00
Less Total Prepaid Costs	<u>\$3,435,070.00</u>
<b>Amount Due To Town</b>	<b>(\$1,701,535.00)</b>

**Town Additional Costs**

Record Declaration of Restrictive Covenants	\$ 136.00 (2)
Total Additional Costs	<u>136.00</u>

**Notes:**

- (1) Pursuant to a memo dated April 25, 2006 from Caroline Sutton to Kristen Coons, the Maximum Approved Purchase Price is \$3,370,000.00  
Pursuant to the Grant Contract, FCT will reimburse for the land cost at either the actual purchase price or the Maximum Approved Purchase Price, whichever is less.  
According to the Grant Contract and addendums, the amount of the grant shall not exceed the lesser of \$1,790,000.00 or 50% of the final total project costs.
- (2) Disbursed to Clerk of the Court, Broward County, at time of reimbursement.

The foregoing reconciliation of Purchasers' costs is hereby approved by the undersigned.

TOWN OF DAVIE

FLORIDA COMMUNITIES TRUST

By: \_\_\_\_\_  
Print Name: \_\_\_\_\_  
Title: \_\_\_\_\_  
Date: \_\_\_\_\_

By: \_\_\_\_\_  
Kimball Love, Director  
Division of Housing and Community Development  
Date: \_\_\_\_\_

# ATTACHMENT II

## SUNNY LAKE Summary of Acquisition Costs

ACQUISITION EXPENSES	TOTAL COST	FCT SHARE	BC SHARE	TOWN SHARE
Land Purchase Price*	\$ 3,400,000.00	1,685,000.00	1,700,000.00	\$ 15,000.00
Settlement / Closing Fee	\$ 300.00	0.00	0.00	\$ 300.00
Title Search	\$ 300.00	150.00	0.00	\$ 150.00
Title Examination	\$ -	0.00	0.00	\$ -
Title Insurance	\$ 11,075.00	5,537.50	0.00	\$ 5,537.50
State tax / stamps	\$ 23,800.00	0.00	0.00	\$ 23,800.00
Certified Survey	\$ 50.00	25.00	0.00	\$ 25.00
Appraisal 1 - (Clobus, McLemore & Duke)	\$ 8,500.00	4,250.00	0.00	\$ 4,250.00
Appraisal 2 - (American Realty)	\$ 8,500.00	4,250.00	0.00	\$ 4,250.00
Appraisal Review (FCT in-house)	\$ 2,000.00	1,000.00	0.00	\$ 1,000.00
Environmental Phase I (EAC, Inc.)	\$ 1,950.00	975.00	0.00	\$ 975.00
Environmental Phase II (EAC, Inc.)	\$ 4,695.00	2,347.50	0.00	\$ 2,347.50
<b>SUBTOTAL ACQUISITION EXPENSES</b>	<b>\$ 3,461,170.00</b>	<b>\$ 1,703,535.00</b>	<b>\$ 1,700,000.00</b>	<b>\$ 57,635.00</b>
		49.22%	49.12%	1.67%
<b>OTHER EXPENSES</b>				
Grant Writer Consultant	\$ 90,000.00	\$ -	\$ -	\$ 90,000.00
Grant Writer Application Expenses	\$ 4,475.73	\$ -	\$ -	\$ 4,475.73
Management Plan Consultant	\$ 8,000.00	\$ -	\$ -	\$ 8,000.00
Project Plan (in-house)	\$ -	\$ -	\$ -	\$ -
<b>SUBTOTAL OTHER EXPENSES</b>	<b>\$ 102,475.73</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 102,475.73</b>
<b>TOTAL SUNNY LAKE EXPENSE</b>	<b>\$ 3,563,645.73</b>	<b>\$ 1,703,535.00</b>	<b>\$ 1,700,000.00</b>	<b>\$ 160,110.73</b>
		48%	48%	4%

\* Purchase price exceeded the appraised value. FCT is limited to reimbursement based on the highest appraised value/maximum approved purchase price (\$3,370,000).

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